NUMBER 93272 RECORDED AUG. 28TH 1937 WILL R. MANIER JR EXECUTOR OF ESTATE OF W. W. SCOVEL DECEASED TO W.G RIGGINS ET UX.
1031

For and in consideration of the sum of SIX HUNDRED FIFTY & NO/100.....DOLLARS CASH IN HAND PAID BY W. G. RIGGINS AND WIFE BLANCHE YOUNG RIGGINS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I WILL R. MANIER JR. EXECUTOR OF THE ESTATE OF, W.W. SCOVEL DECEASED BY POWER OF AUTHORITY VESTED IN ME AS OF RECORD INWILL BOOK 45, PAGE 290 COUNTY COURT DAVIDSON COUNTY TENNESSEE, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID W. G. RIGGINS AND WIFE BLANCHE Young RIGGINS THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING THE EASTERLY 65 FEET FRONT OF THE WESTERLY 130 FEET OF LOT NO. 249 ON THE MAP OF BELMONT LAND COMPANY'S SUBDIVISION CALLED BELMONT HEIGHTS, AS OF RECORD IN BOOK 421, PAGE 34, REGISTER'S OFFICE FOR SAID COUNTY.

SAID PART OF LOT NO.249 FRONTS 65 FEET ON THE NORTHERLY SIDE OF SWEETBRIER AVENUE AND RUNSBACK BETWEEN LINES 175 FEET MORE OR LESS ON THE WEST LINE AND 185 FEET ON THE EAST LINE TO THE SOUTH MARGIN OF AN ALLEY AND MEASURES 68 FEET THEREON

BEING THE SAME PROPERTY DEVISED TO WILL R. MANIER EXECUTOR BY WILL OF WILLIAM W. SCOVEL DECEASED WHOSE WILL APPEARS OF RECORD IN WILL BOOK 45, PAGE 290 COUNTY COURT FOR DAVIDSON COUNTY TENNESSEE.

IT IS UNDERSTOOD AND GREED THAT THE TAXES FOR THE YEAR 1937 ON THE ABOVE CONVEYED PROPERTY ARE TO BE PRO RATED AS OF DATE OF DEED.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said W.G.RIGGINS AND WIFE BLANCHE YOUNG RIGGINS THEIR, heirs and assigns, forever, and I, AS EXECUTOR OF THE ESTATE OF W.W. SCOVEL DECEASED BUT NO FURTHER OR OTHERWISE do covenant with the said W.G.RIGGINS AND WIFE BLANCHE YOUNG RIGGINS that I AM lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unincumbered,

I, WILL R. MANIER JR. AS EXECUTOR OF THE ESTATE OF W. W. SCOVEL DECEASED BUT ~~And~~ NO FURTHER OR OTHERWISE. do further covenant and bind MYSELF MY ~~heirs and~~ ASSIGNS representatives, to warrant and forever defend the title to said land to the said W.G.RIGGINS AND WIFE BLANCHE YOUNG RIGGINS THEIR, heirs and assigns, against the lawful claims of all persons whomsoever AS EXECUTOR OF THE ESTATE OF W.W. SCOVEL DECEASED BUT NO FURTHER OR OTHERWISE.

Witness MY hand, this 25TH day of AUGUST. 1937

Witness:

WILL R. MANIER JR.
EXECUTOR OF THE ESTATE OF
W.W. SCOVEL DECEASED

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, SIDNEY E. DAVIS, a Notary Public in and for said County and State, the within-named WILL R. MANIER JR. EXECUTOR OF THE ESTATE OF W.W. SCOVEL DECEASED, the bargainor, with whom I am personally acquainted, and who acknowledged that HE AS EXECUTOR executed the within instrument for the purposes therein contained.

And XXXXXXXX wife of the said XXX, having appeared before me privately and apart from husband, the said X acknowledged the execution of the said instrument to have been done by XX freely, voluntarily, and understandingly, without compulsion or constraint from said husband and for the purposes therein expressed.

Witness my hand and official seal at Nashville, Tennessee, this 25TH day of AUGUST, 1937

Commission Expires 14 day of APRIL, 1940 (Seal.) SIDNEY E. DAVIS, Notary Public.

U.S.R.S $1.00

RECEIVED AUG. 27TH, 1937 AT 2; 31 P.M.

NUMBER 93244
RECORDED AUGUST 28TH, 1937

J.R. PICKINS ET UX,
TO
1031 J.F. TAYLOR ET UX.

For and in consideration of the sum of TWO THOUSAND FORTY FIVE ($2045.33) AND 33/100 DOLLARS, PAID AND TO BE PAID BY J.F. TAYLOR AND WIFE ELOISE TAYLOR AS FOLLOWS: THREE HUNDRED FIFTY ($350.00), DOLLARS PAID IN CASH THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THREE HUNDRED ($300.00) DOLLARS PAID IN OTHER PROPERTY A DEED TO WHICH HAS BEEN EXECUTED AND DELIVERED, AND FOR THE REMAINDER THE SAID J.F. TAYLOR AND ELOISE TAYLOR ASSUME AND AGREE TO PAY OFF THE BALANCE $1395.33 OF A MORTGAGE NOTE OF $1600.00 TO THE HOME OWNERS' LOAN CORPORATION OF THE UNITED STATES SECURED BY DEED OF TRUST, EXECUTED BY J.R. PICKINS AND WIFE ELSIE PICKINS TO CHARLES H. LITTERER, TRUSTEE, OF RECORD IN BOOK 960 PAGE 185, REGISTER'S FOR DAVIDSON COUNTY TENNESSEE.

J.F. TAYLOR AND ELOISE TAYLOR AGREE TO PAY TAXES ON THE PROPERTY HEREIN CONVEYED FOR THE YEAR 1937.

WE, J.R. PICKINS AND WIFE ELSIE PICKINS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID J.F.TAYLOR AND WIFE ELOISE TAYLOR THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TOWIT;

BEING THE SOUTHERLY 43 FEET OF LOT NO. 83 ON THE PLAN OF THE BENEDICT LAND COMPANY'S FIRST SUBDIVISION OF THE LINDSLEY TRACT AS OF RECORD IN BOOK 332 PAGE 40, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE,

SAID PART OF SAID LOT FRONTS 43 FEET ON THE WESTERLY SIDE OF STOCKELL STREET AND RUNS BACK BETWEEN PARALLEL LINES 174 FEET MORE OR LESS TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO J.R. PICKINS AND WIFE ELSIE PICKINS BY DEED FROM B. C. WEBB AND WIFE OF RECORD IN BOOK 836, PAGE 212, SAID REGISTERS OFFICE.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said J.F. TAYLOR AND WIFE ELOISE TAYLOR THEIR, heirs and assigns, forever, and WE, do covenant with the said J.F. TAYLOR AND ELOISE TAYLOR that WE ARE lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unincumbered,

EXCEPT AS ABOVE SET OUT

And OUR WE, J.R. PICKINS AND WIFE ELSIE PICKINS do further covenant and bind OURSELVES heirs and representatives, to warrant and forever defend the title to said land to the said J.F. TAYLOR AND ELOISE TAYLOR THEIR, heirs and assigns, against the lawful claims of all persons whomsoever

Witness OUR hand S, this 26TH day of AUGUST 1937

Witness:

J.R. PICKINS

ELSIE PICKINS

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, J.W. VAUGHN a Notary Public in and for said County and State, the within-named J.R. PICKINS AND WIFE ELSIE PICKINS the bargainor S, with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained.

And ELSIE PICKINS wife of the said J.R. PICKINS, having appeared before me privately and apart from HER husband, the said ELSIE PICKINS acknowledged the execution of the said instrument to have been done by HER freely, voluntarily, and understandingly, without compulsion or constraint from HER said husband and for the purposes therein expressed.

Witness my hand and official seal at Nashville, Tennessee, this 26 day of AUGUST, 1937

Commission Expires 5 day of APRIL, 1938 (Seal.) J.W. VAUGHN Notary Public.

U.S.R.S $1.50

RECD AUG. 27TH, 1937 AT 9;40 A.M.